



GRASSROOTS
REALTY GROUP

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949 16 Street S
Lethbridge, Alberta

MLS # A2206127



\$293,000

Division:	London Road		
Type:	Residential/House		
Style:	1 and Half Storey		
Size:	1,370 sq.ft.	Age:	1948 (77 yrs old)
Beds:	3	Baths:	1
Garage:	Carport, Off Street		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard		

Heating: Forced Air, Natural Gas, Wood Stove

Water: -

Floors: Carpet, Linoleum

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: None

LLD: -

Exterior: See Remarks

Zoning: R-L

Foundation: See Remarks

Utilities: -

Features: See Remarks

Inclusions: n/a

Lovely cozy home in excellent location, one block to hospital and other amenities. Excellent starter or revenue property. Well-maintained inside and out with a huge yard suitable for a double garage. Some windows replaced and shingles only 2-3 years old. Almost new furnace. M/F family room has a wood burning stove. There is no basement but main floor plan is excellent and 2 additional bedrooms upstairs with one on the main.